

WARRANTY DEED

009888

MARK CHRISTOFORO and MEMARIE CHRISTOFORO of Waterville, County of Kennebec and State of Maine for consideration paid, grant to EVELYN C. VENEZIANO of Waterville, County of Kennebec and State of Maine with WARRANTY COVENANTS two parcels of land in Waterville, County of Kennebec and State of Maine, bounded and described as follows, to wit:

PARCEL ONE:

A certain lot or parcel of land together with any buildings thereon situate on Roosevelt Avenue, in Waterville, Kennebec County and State of Maine, more particularly bounded and described as follows, to wit:

TRANSFER  
TAX  
PAID

Being Lot #79 on a plan of Roosevelt Avenue from Hillcrest Extension to North Street, which plan is recorded in the Kennebec Registry of Deeds in Plan Book 11, Pages 26 and 27. Said lot may be otherwise described as being bounded on the south by Roosevelt Avenue on which street it has a frontage of seventy (70) feet and bounded on the east by Hillcrest Extension on which it has a frontage of one hundred (100) feet.

This lot is conveyed SUBJECT TO the restrictive covenants running with the land described in the deed from Lewis J. Rosenthal to George D. Farnham and recorded in Book 766, Page 267 of the Kennebec County Registry of Deeds.

PARCEL TWO:

A certain lot or parcel of land situated on Roosevelt Avenue, in said Waterville, and bounded and described as follows, to wit:

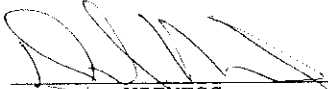
The easterly one half of Lot #80 (as bisected by a line drawn from north to south) as shown on a plan and profile of Roosevelt Avenue from Hillcrest Extension to North Street, made by E. B. Coffin, C.E., and recorded in Kennebec Registry of Deeds, Plan Book 11, Pages 26 and 27. Said easterly one half of Lot #80 adjoins next westerly to Lot #79 now owned by the George D. Farnham and Nettie I. Farnham.


The half lot described in this deed adjoins Lot #79 as delineated on the aforesaid plan, which lot was conveyed by Lewis J. Rosenthal to George D. Farnham and Nettie I. Farnham by deed dated June 20, 1940, and recorded in the Kennebec County Registry of Deeds in Book 766, Page 267. The half lot described in this deed and Lot #79 shall be deemed to constitute one lot subject to the restrictive covenants running with the land described in the aforesaid deed from Lewis J. Rosenthal to George D. Farnham et ux.

Being the same premises conveyed to Mark Christoforo and Memarie Christoforo by deed of Ollie A. Hood, individually and as Personal Representative of the Estate

57-46  
of Nettie I. Farnham, dated July 27, 1989 and recorded in  
the Kennebec County Registry of Deeds in Book 3602, Page  
168.

WITNESS our hands and seals this twenty-fourth day of April, 1992.

  
WITNESS

  
MARK CHRISTOFORO

  
WITNESS

  
MEMARIE CHRISTOFORO

THE STATE OF MAINE  
Kennebec, ss.

April 24, 1992

Then personally appeared the above named MARK CHRISTOFORO and  
MEMARIE CHRISTOFORO and acknowledged the foregoing instrument to be  
their free act and deed.

Before me,

  
Notary Public

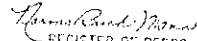
RUTH2:VENEZ

DAVID R. WHITTIER  
MY COMMISSION EXPIRES:  
AUGUST 31, 1993



RECEIVED KENNEBEC SS.

1992 APR 27 AM 9:00

ATTEST:   
REGISTER OF DEEDS